

Ulster County Planning Board Agenda

1/5/2022



Gardiner

Name: **Wireless Edge**
Referral Number: **2022003** SBL: **93.3-1-27** Acreage: **19.35** Acreage Disturbed: 0.15
Referral Type: **Special Permit** Zone: RA Within 500: YES
Project Location: **630 South Mountain Road**
Water: Private Well Sewer: Individual Septic Ag. Dist: No
Description: **110' monopole on town property.**

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Notes _____

Gardiner

Name: **Wireless Edge**
Referral Number: **2022004** SBL: **93.3-1-27** Acreage: **19.35** Acreage Disturbed: 0.15
Referral Type: **Site Plan Review** Zone: RA Within 500: YES
Project Location: **630 South Mountain Road**
Water: Private Well Sewer: Individual Septic Ag. Dist: No
Description: **110' monopole on town property.**

Decision Record

Decision: _____

Motion: _____

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Abstentions: _____

Recusals: _____

Notes _____

Gardiner

Name: **Jillin Yin**
Referral Number: **2022005** SBL: **93.2-1-35.100** Acreage: **77.90** Acreage Disturbed: 1.00
Referral Type: **Site Plan Review** Zone: RA Within 500: YES
Project Location: **891 Albany Post Road**
Water: Private Well Sewer: Individual Septic Ag. Dist: No
Description: **Site plan approval for single-family home in RA zoning district**

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Notes _____

Kingston Town

Name: **Route 28 Material Supplies, Inc**
Referral Number: **2022009** SBL: **47.2-1-28** Acreage: **56.70** Acreage Disturbed: 17.80
Referral Type: **Special Permit** Zone: MU-1 Within 500: YES
Project Location: **530 Route 28**
Water: Private Well Sewer: Ag. Dist: No
Description: **Convert rock mine to hot mix asphalt processing and manufacturing facility on three parcels containing 66.7 acres.**

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Notes _____

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Kingston Town

Name: **Route 28 Material Supplies, Inc**
Referral Number: **2022010** SBL: **47.2-1-28** Acreage: **56.70** Acreage Disturbed: **17.80**
Referral Type: **Special Permit** Zone: **MU-1** Within 500: **YES**
Project Location: **530 Route 28**
Water: **Private Well** Sewer: _____ Ag. Dist: _____ No
Description: **Convert rock mine to hot mix asphalt processing and manufacturing facility on three parcels containing 66.7 acres.**

Notes _____

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Marbletown

Name: **2022 Fence Law**
Referral Number: **2022007** SBL: _____ Acreage: **0.00** Acreage Disturbed: _____
Referral Type: **Zoning Statute Amendment** Zone: _____ Within 500: **NA**
Project Location: **Town-wide**
Water: **NA** Sewer: **NA** Ag. Dist: _____ No
Description: **This Law amends the Zoning Law to include provisions to regulate the installation and construction of fences, berms or other forms of obstruction of views.**

Notes _____

Decision Record

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Motion: _____
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Recusals: _____

Marbletown

Name: **Accessory Apartment Law**
Referral Number: **2022008** SBL: _____ Acreage: **0.00** Acreage Disturbed: _____
Referral Type: **Zoning Statute Amendment** Zone: _____ Within 500: **NA**
Project Location: **Town-wide**
Water: **NA** Sewer: **NA** Ag. Dist: _____ No
Description: **Modification of 2019 adopted law for accessory apartments.**

Notes _____

Decision Record

Decision: _____
Motion: _____
Second: _____
Abstentions: _____
Recusals: _____

Marlborough

Name: **Verizon Wireless**
Referral Number: **2022013** SBL: **108.4-2-71.1** Acreage: **0.50** Acreage Disturbed: **0.50**
Referral Type: **Special Permit** Zone: **R-1** Within 500: **YES**
Project Location: **50 Cross Road**
Water: **Public/Municipal** Sewer: **Individual Septic** Ag. Dist: _____ No
Description: **90' monopole wireless telecommunications facility**

Notes _____

Decision Record

Decision: _____
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Marlborough

Name: **Verizon Wireless**
Referral Number: **2022014** SBL: **108.4-2-71.1** Acreage: **0.50** Acreage Disturbed: **0.50**
Referral Type: **Site Plan Review** Zone: **R-1** Within 500: **YES**
Project Location: **50 Cross Road**
Water: **Public/Municipal** Sewer: **Individual Septic** Ag. Dist: **No**
Description: **90' monopole wireless telecommunications facility**

Notes _____

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New Paltz Village

Name: **107 Main Street**
Referral Number: **2022002** SBL: **86.34-6-14** Acreage: **0.21** Acreage Disturbed: **0.00**
Referral Type: **Site Plan Review** Zone: **B-2** Within 500: **YES**
Project Location: **107 Main Street**
Water: **Public/Municipal** Sewer: **Public/Municipal** Ag. Dist: **No**
Description: **Site plan amendment to recently approved site plan for renovation of existing bar/restaurant**

Notes _____

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Recusals: _____

Rosendale

Name: **Venezia and Setton Forest Management**
Referral Number: **2022011** SBL: **62.11-1-10.11** Acreage: **72.40** Acreage Disturbed: **2.50**
Referral Type: **Special Permit** Zone: **A** Within 500: **YES**
Project Location: **835 4th Binnewater Road**
Water: **Private Well** Sewer: _____ Ag. Dist: **No**
Description: **Selective timber harvest for forest management and timber sale.**

Notes _____

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Decision: _____
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Recusals: _____

Rosendale

Name: **Venezia and Setton Forest Management**
Referral Number: **2022012** SBL: **62.11-1-10.11** Acreage: **72.40** Acreage Disturbed: **2.50**
Referral Type: **Special Permit** Zone: **A** Within 500: **YES**
Project Location: **835 4th Binnewater Road**
Water: **Private Well** Sewer: _____ Ag. Dist: **No**
Description: **Selective timber harvest for forest management and timber sale.**

Notes _____

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Saugerties Town

Name: **Verizon/Tarpon Towers II**
Referral Number: **2022017** SBL: **28.4-2-38.600** Acreage: **5.14** Acreage Disturbed: **0.14**
Referral Type: **Area Variance** Zone: **OLI** Within 500: **YES**
Project Location: **17 Industrial Road**
Water: Private Centralized Sewer: Private Centralized Ag. Dist: **No**
Description: **Variance from front yard (79.5'), 50.5' (left side-yard), 73.5' (right-side yard).
Tower special permit/site plan no county impact.**

Notes _____

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Ulster

Name: **Romeo Chevrolet Addition**
Referral Number: **2022001** SBL: **39.82-2-18.1** Acreage: **5.56** Acreage Disturbed: **0.19**
Referral Type: **Site Plan Review** Zone: **OM** Within 500: **YES**
Project Location: **1665-1673 Ulster Avenue/Route 9W**
Water: Public/Municipal Sewer: Public/Municipal Ag. Dist: **No**
Description: **4,450 square foot addition to existing car dealership's primary building.**

Notes _____

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Ulster

Name: **Kohl's Sephora**
Referral Number: **2022015** SBL: **48.50-2-20.11** Acreage: **7.10** Acreage Disturbed: **0.00**
Referral Type: **Area Variance** Zone: **Rc** Within 500: **YES**
Project Location: **900 Miron lane**
Water: NA Sewer: NA Ag. Dist: **No**
Description: **50' SF sign. 50% variance from what is allowed (currently 100 SF per façade)**

Notes _____

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Ulster

Name: **N & S Supply Sign**
Referral Number: **2022016** SBL: **48.14-2-33** Acreage: **2.60** Acreage Disturbed: **0.00**
Referral Type: **Area Variance** Zone: **OM** Within 500: **YES**
Project Location: **120 Wood Road**
Water: NA Sewer: Na Ag. Dist: **No**
Description: **Allow more than 50 SF per façade. Requesting 37.5 SF variance. Sign facing thruway**

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Wawarsing

Name: **Valley Agriceuticals, LLC**
Referral Number: **2022006** SBL: **83.3-1-2 & 7** Acreage: **90.70** Acreage Disturbed: 27.00
Referral Type: **Site Plan Review** Zone: **PCIM** Within **500**: **YES**
Project Location: **7 Schrade Court and 9 Aluminum Drive**
Water:Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No
Description: **380,000 square foot marijuana cultivation, manufacturing, and distribution facility.**

Notes _____

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